

SUMMONS SUMMARY PROCESS (Eviction)

JD-HM-32 Rev. 10-15
C.G.S. § 51-348;
P.A. 15-85 §§ 7 & 14; P.B. § 8-1

STATE OF CONNECTICUT SUPERIOR COURT www.jud.ct.gov

The Judicial Branch of the State of Connecticut complies with the Americans with Disabilities Act (ADA). If you need a reasonable accommodation in accordance with the ADA, contact a court clerk or an ADA contact person listed at www.jud.ct.gov/ADA/.

NOTICE TO OCCUPANT(S) NOT NAMED ON THE SUMMONS

If you claim to have a right to continue to occupy the premises you should complete and file with the Clerk's Office a Claim of Exemption, form JD-HM-3 as soon as possible. You can get the Claim of Exemption from the Clerk at the address listed below or on-line at www.jud.ct.gov.

Instructions

1. Type or print legibly; sign the summons.
2. If there is more than one defendant, make an exact copy of the summons for each additional defendant. Each copy of the summons must show who signed the original summons and when it was signed.
3. Attach the original summons to the original complaint, and attach a copy of the summons to each copy of the complaint. Also, if there are more than 2 plaintiffs or 4 defendants fill out form JD-CV-2 and attach it to the original and all copies of the complaint.
4. After service has been made by a proper officer, file the original papers and the officer's return with the clerk of court.

TO: Any proper officer; By Authority of the State of Connecticut, you are hereby commanded to make due and legal service of this Summons and attached Complaint.

Return Date (Month, day, year) (Any day but Sundays and legal holidays) **November 17, 2017**

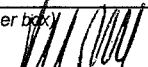
<input type="checkbox"/> Judicial District	Geographical Area number	At (Town in which writ is returnable) (C.G.S. 51-346, 51-349)	Case Type (From Judicial Branch code list)
<input checked="" type="checkbox"/> Housing Session		Norwalk	Major <u>H</u> Minor <u>00</u>
Address of Court Clerk Where Writ and Other Papers Shall Be Filed (Number, street, town and zip code) (C.G.S. 51-346, 51-350)			Telephone Number of Clerk
17 Belden Avenue, Norwalk, CT 06850			203-846-4332

Number of Plaintiffs: 1 Number of Defendants: 6 ☒ Form JD-CV-2 attached for additional parties

Parties	Name (Last, First, Middle Initial) and Address of Each party (Number, Street, P.O. Box, Town, State, Zip, Country, if not USA)	
First Plaintiff	Name: U.S. Bank National Association, as Trustee, Successor in interest to Wachovia Bank, N.A., as Trustee, * Address: c/o McCalla Raymer Leibert Pierce LLC 50 Weston Street, Hartford, CT 06120	P-01
Additional Plaintiff	Name: Address:	P-02
First Defendant	Name: Darlene Bliska Lee, 409 Hoyt Farm Road, New Canaan, CT 06840 Address:	D-01
Additional Defendant	Name: Thomas B. Lee, 409 Hoyt Farm Road, New Canaan, CT 06840 Address:	D-02
Additional Defendant	Name: John Doe I, 409 Hoyt Farm Road, New Canaan, CT 06840 Address:	D-03
Additional Defendant	Name: John Doe II, 409 Hoyt Farm Road, New Canaan, CT 06840 Address:	D-04

Notice To Each Defendant

1. You are being sued for possession of the premises you occupy.
2. This paper is a Summons in a summary process (eviction) action.
3. The Complaint attached to these papers states the grounds for eviction (possession) claimed by the plaintiff.
4. To respond to this Summons, or to be notified of further proceedings, you or your attorney must file a form called an "Appearance" with the Clerk at the above Court address on or before the second day after the above Return Date.
5. If you or your attorney do not file a written "Appearance" form on time, a judgment may be entered against you by default. If that happens, the plaintiff will have the right to evict you from the premises.
6. You can get the "Appearance" form at the Court address above or on-line at www.jud.ct.gov.
7. Each court location will also give you an informational pamphlet (JDP-HM-15) explaining the summary process (eviction) action and an "Answer" form (JD-HM-5) so that you may file an answer to the plaintiff's claims against you. You can also get the pamphlet and "Answer" form on-line at www.jud.ct.gov.
8. If you have questions about the Summons and Complaint, you should talk to an attorney promptly. The Clerk of Court is not allowed to give advice on legal questions; however, in Housing Session locations only, the clerk can give procedural assistance to all self-represented parties.

Date <u>11/3/17</u>	Signed (Sign and "X" proper box) 	<input checked="" type="checkbox"/> Comm. of Superior Court <input type="checkbox"/> Assistant Clerk	Type Name of Person Signing at <u>Kenneth J. Pollock</u>
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For The Plaintiff(s) Enter The Appearance Of:

Name and Address of Attorney, Law Firm or Plaintiff if Self-Represented (Number, street, town and zip code)	Telephone Number	Juris Number (If attorney or law firm)
McCalla Raymer Leibert Pierce LLC 50 Weston Street, Hartford, CT 06120	860-808-0606	101589

The attorney or law firm appearing for the plaintiff, or the plaintiff if self-represented, agrees to accept papers (service) electronically in this case under Section 10-13 of the Connecticut Practice Book.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Signature of Plaintiff if Self-Represented
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Email address for delivery of papers under Section 10-13 (if agreed to)

ctevisions@mccalla.com

For Court Use Only

Receipt ☐ No Fee

File Date

If this summons is signed by a Clerk:

- a. The signing has been done so that the Plaintiff(s) will not be denied access to the courts.
- b. It is the responsibility of the Plaintiff(s) to see that service is made in the manner provided by law.
- c. The Clerk is not permitted to give any legal advice in connection with any lawsuit.
- d. The Clerk signing this Summons at the request of the Plaintiff(s) is not responsible in any way for any errors or omissions in the Summons, any allegations contained in the Complaint, or the service of the Summons and Complaint.

I certify I have read and understand the above:	Signed (Self-represented plaintiff)	Date Signed	Docket Number
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.ID-CV-67 New 2-98

FIRST NAMED PLAINTIFF (Last, First, Middle Initial)

U.S. Bank National Association, as Trustee, Successor in interest to Wachovia Bank, N.A., as Trustee, for J.P. Morgan Mortgage Trust 2005-A8

FIRST NAMED DEFENDANT (Last, First, Middle Initial)

Lee, Darlene Bliska

NAME (Last, First, Middle Initial, if individual)

ADDRESS (No , Street, Town and ZIP Code)

NAME (Last, First, Middle Initial, if individual)

ADDRESS (No., Street, Town and ZIP Code)

Jane Doe I

409 Hoyt Farm Road, New Canaan, CT 06840

Jane Doe II

409 Hoyt Farm Road, New Canaan, CT 06840

FOR COURT USE ONLY - FILE DATE

DOCKET NO.

CONTINUATION OF PARTIES

RETURN DATE: NOVEMBER 17, 2017

: SUPERIOR COURT

U.S. BANK NATIONAL ASSOCIATION, AS
TRUSTEE, SUCCESSOR IN INTEREST TO
WACHOVIA BANK, N.A., AS TRUSTEE, FOR
J.P. MORGAN MORTGAGE TRUST 2005-A8

: HOUSING SESSION OF
: NORWALK

VS:

: AT NORWALK

DARLENE BLISKA LEE, ET. AL

: NOVEMBER 3, 2017

SUMMARY PROCESS COMPLAINT

Right or privilege to occupy terminate

1. On or about August 17, 2017 the Plaintiff became the record owner of premises known as 409 Hoyt Farm Road, New Canaan, CT 06840 as the result of a foreclosure action.
2. On or before August 17, 2017, the Defendants, Darlene Bliska Lee, Thomas B. Lee, John Doe I, John Doe II, Jane Doe I and Jane Doe II, entered into possession of certain premises known as 409 Hoyt Farm Road, New Canaan, CT 06840.
3. Except for Darlene Bliska Lee and Thomas B. Lee, the Plaintiff does not know the name(s) of the occupant(s) and in the exercise of due diligence has not been able to obtain their names.
4. The Defendants right or privilege to occupy the premises has terminated.
5. On or about 9/25/2017 the Plaintiff mailed to the Defendant via regular and certified mail information regarding Defendant's possible rights under the Federal Protecting Tenants at Foreclosure Act of 2009. A copy of the Notice provided is attached hereto.
6. After the notice Pursuant to Conn. Gen. Stat. §49-31p was sent out, the Plaintiff subsequently received information that all of the occupants of the premises are either the former owner or the former owner's parent, child, or spouse and are specifically excluded from protection under said statute.
7. On October 20, 2017, the Plaintiff caused a notice to be duly served on the Defendants to quit possession of the premises on or before October 28, 2017 as required by law. The original Notice To Quit is attached hereto and marked Exhibit A.
8. Although the date designated in the Notice To Quit for said Defendants to quit possession of the premises has passed, the Defendants still continue in possession.

WHEREFORE, the Plaintiff claims judgment for immediate possession of the premises.

PLAINTIFF

U.S. Bank National Association, as Trustee,
Successor in interest to Wachovia Bank, N.A., as
Trustee, for J.P. Morgan Mortgage Trust 2005-A8

By: _____

Kenneth J. Pollock

McCalla Raymer Leibert Pierce, LLC
50 Weston Street
Hartford, CT 06120
Its Attorneys
860-808-0606

NOTICE TO QUIT (END) POSSESSIONJD-HM-7 Rev. 3-12
C.G.S. § 47a-23**EXHIBIT A****Instructions To Landlord**

1. Fill out this notice and give it to a state marshal or any proper officer with enough copies for each adult occupant and tenant you want to evict.
2. After service (delivery to the tenant(s) and occupant(s)) is made, the original Notice to Quit will be returned to you. If you do not want to include your address on this form, give this information to the marshal or other proper officer on a separate sheet so that the officer can return the original notice to you promptly after making service.

ADA NOTICE

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www.jud.ct.gov

To: Name(s) of renter/tenant(s) and occupant(s)

Darlene Bliska Lee, Thomas B. Lee, John Doe I, John Doe II, Jane Doe I and Jane Doe II

Address of premises, including apartment number, if any

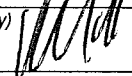
409 Hoyt Farm Road, New Canaan, CT 06840**You must quit (end) possession or occupancy of the premises described above and now occupied by you on or****before** ²⁸
10/24/2017 **for the following reason(s) (specify):**
(Date)

BY REASON OF A JUDGMENT OF FORECLOSURE THE ABOVE PREMISES OCCUPIED BY YOU ARE NOW OWNED BY U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO WACHOVIA BANK, N.A., AS TRUSTEE, FOR J.P. MORGAN MORTGAGE TRUST 2005-A8

1. ORIGINALLY HAD THE RIGHT OR PRIVILEGE TO OCCUPY SUCH PREMISES BUT SUCH RIGHT OR PRIVILEGE HAS TERMINATED.

Notice is hereby given that all payments received from you after this date will be accepted only on account of use and occupancy, attorney's fees and costs, without waiving any rights to proceed with an eviction action.

If you have not moved out of the premises by the date indicated above, an eviction (summary process case) may be started against you.

Name of landlord (Print or type) U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, *	Signed (Landlord/Attorney)  Kenneth J. Pollock
Dated at (Town) Hartford, CT	On (Date) 10/10/2017
Address of landlord (Submit to proper officer on a separate sheet if desired) c/o McCalla Raymer Leibert Pierce LLC, 50 Weston Street, Hartford, CT 06120	

Return Of Service (To be completed by officer who serves (delivers) this notice)

Name(s) of person(s) served	Address at which service was made	On (Date of service)
		Fees
		Copy
		Endorsement
		Service
Then and there I made due and legal service of the foregoing notice by leaving a true and attested copy (copies) with or at the place where each of the tenant(s) and occupant(s) named above usually live.	Attest (Name and title)	Travel
		Total

State of Connecticut

SS: New Canaan

10/20/2017

County of Fairfield

Then and there, by virtue hereof, I made service of the within and foregoing original Notice to Quit (End) Possession upon the within named defendants.

At the Usual Place of Abode

Darlene Bliska Lee
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Notice to Quit (End) Possession with my doings thereon endorsed.

And afterwards, in New Canaan, on the 20th of October, 2017, I made service of the within and foregoing original Notice to Quit (End) Possession upon the within named defendants.

At the Usual Place of Abode

Thomas B. Lee
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Notice to Quit (End) Possession with my doings thereon endorsed.

And afterwards, in New Canaan, on the 20th of October, 2017, I made service of the within and foregoing original Notice to Quit (End) Possession upon the within named defendants.

At the Usual Place of Abode

John Doe I
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Notice to Quit (End) Possession with my doings thereon endorsed.

A handwritten signature in black ink, appearing to be 'JD' or similar, located at the bottom right of the page.

And afterwards, in New Canaan, on the 20th of October, 2017, I made service of the within and foregoing original Notice to Quit (End) Possession upon the within named defendants.

At the Usual Place of Abode

John Doe II
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Notice to Quit (End) Possession with my doings thereon endorsed.

And afterwards, in New Canaan, on the 20th of October, 2017, I made service of the within and foregoing original Notice to Quit (End) Possession upon the within named defendants.

At the Usual Place of Abode

Jane Doe I
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Notice to Quit (End) Possession with my doings thereon endorsed.

And afterwards, in New Canaan, on the 20th of October, 2017, I made service of the within and foregoing original Notice to Quit (End) Possession upon the within named defendants.

At the Usual Place of Abode

Jane Doe II
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Notice to Quit (End) Possession with my doings thereon endorsed.

One such copy of each of the within named defendants the within and foregoing is the original Notice to Quit (End) Possession with my doings thereon endorsed.



Fees:**Service** \$140.00**Copies** \$6.00**Endorsed** \$4.80**Travel** \$52.00

Total Fees \$202.80

Attested



John Fabrizi

Indifferent Person

State of Connecticut

SS: New Canaan

11/9/2017

County of Fairfield

Then and there, by virtue hereof, I made service of the within and foregoing original Summons Summary Process (Eviction) upon the within named defendants.

At the Usual Place of Abode

Darlene Bliska Lee
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Summons Summary Process (Eviction) with my doings thereon endorsed.

And afterwards, in New Canaan, on the 9th of November, 2017, I made service of the within and foregoing original Summons Summary Process (Eviction) upon the within named defendants.

At the Usual Place of Abode

Thomas B. Lee
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Summons Summary Process (Eviction) with my doings thereon endorsed.

And afterwards, in New Canaan, on the 9th of November, 2017, I made service of the within and foregoing original Summons Summary Process (Eviction) upon the within named defendants.

At the Usual Place of Abode

John Doe I
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Summons Summary Process (Eviction) with my doings thereon endorsed.

A handwritten signature in black ink, appearing to be a stylized 'JD' or similar initials, located at the bottom right of the page.

And afterwards, in New Canaan, on the 9th of November, 2017, I made service of the within and foregoing original Summons Summary Process (Eviction) upon the within named defendants.

At the Usual Place of Abode

John Doe II
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Summons Summary Process (Eviction) with my doings thereon endorsed.

And afterwards, in New Canaan, on the 9th of November, 2017, I made service of the within and foregoing original Summons Summary Process (Eviction) upon the within named defendants.

At the Usual Place of Abode

Jane Doe I
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Summons Summary Process (Eviction) with my doings thereon endorsed.

And afterwards, in New Canaan, on the 9th of November, 2017, I made service of the within and foregoing original Summons Summary Process (Eviction) upon the within named defendants.

At the Usual Place of Abode

Jane Doe II
409 Hoyt Farm Road
New Canaan, CT 06840

By leaving a true and attested copy of the original Summons Summary Process (Eviction) with my doings thereon endorsed.

One such copy of each of the within named defendants the within and foregoing is the original Summons Summary Process (Eviction) with my doings thereon endorsed.

A handwritten signature in black ink, appearing to be a stylized 'JD' or similar initials, located in the lower right quadrant of the page.

Fees:

Service	\$140.00
Copies	\$48.00
Endorsed	\$4.80
Travel	\$53.00
<hr/>	
Total Fees	\$245.80

Attested



Thomas Foldy
State Marshal